

FOR SALE 2222 Route 134

Lakeville, New Brunswick

MULTI-USE INDUSTRIAL BUILDING



+/- 18,736 sf Large Multi-Use Industrial Building for Sale Sale Price: \$560,000

Property Highlights

- · Well located multi-use property available for sale just outside of the citv limits
- · The property was repurposed and expanded in 1984
- Property sits on a +/- 4.7 acres of cleared land
- · Ideal for many uses including distribution, manufacturing, storage and much more
- · Roof, siding and windows were new in 2008
- · HVAC is a combination of mini-split, electric baseboard and recycled oil fired forced air
- Ceiling heights range from 16' to 18'
- 400 amp service entrance

Location Overview

- With both large cities of Moncton and Dieppe within a 15 minute drive of Lakeville, it makes this country side a great location for an industrial property outside of city limits
- · Minutes away from the Greater Moncton International Airport, Lakeville Variety & Gas Bar, Petro Canada, Robin's Donuts and Lakeside Golf & Country Club. This property is also within close proximity to nearby industrial parks including the Caledonia Industrial Park and Dieppe Industrial Park

Details	
PID	70461421
PAN	03561178
Property Taxes (2018)	\$9,178.19



For more information, please contact:

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32 Alma Street Moncton, New Brunswick E1C 4Y1 +1 506 387 6925



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Property Description

Details	
Foundation	Concrete
Year Built	1984 (renovated in 2008)
Size of Building	+/- 18,736
Frame	Wood frame
Roof	Metal (2008)

Details	
Exterior	Metal (2008)
Exterior Doors	Multiple grade level doors
Heating	Mini-splits, baseboards & oil
Electrical	400 amp entrance



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